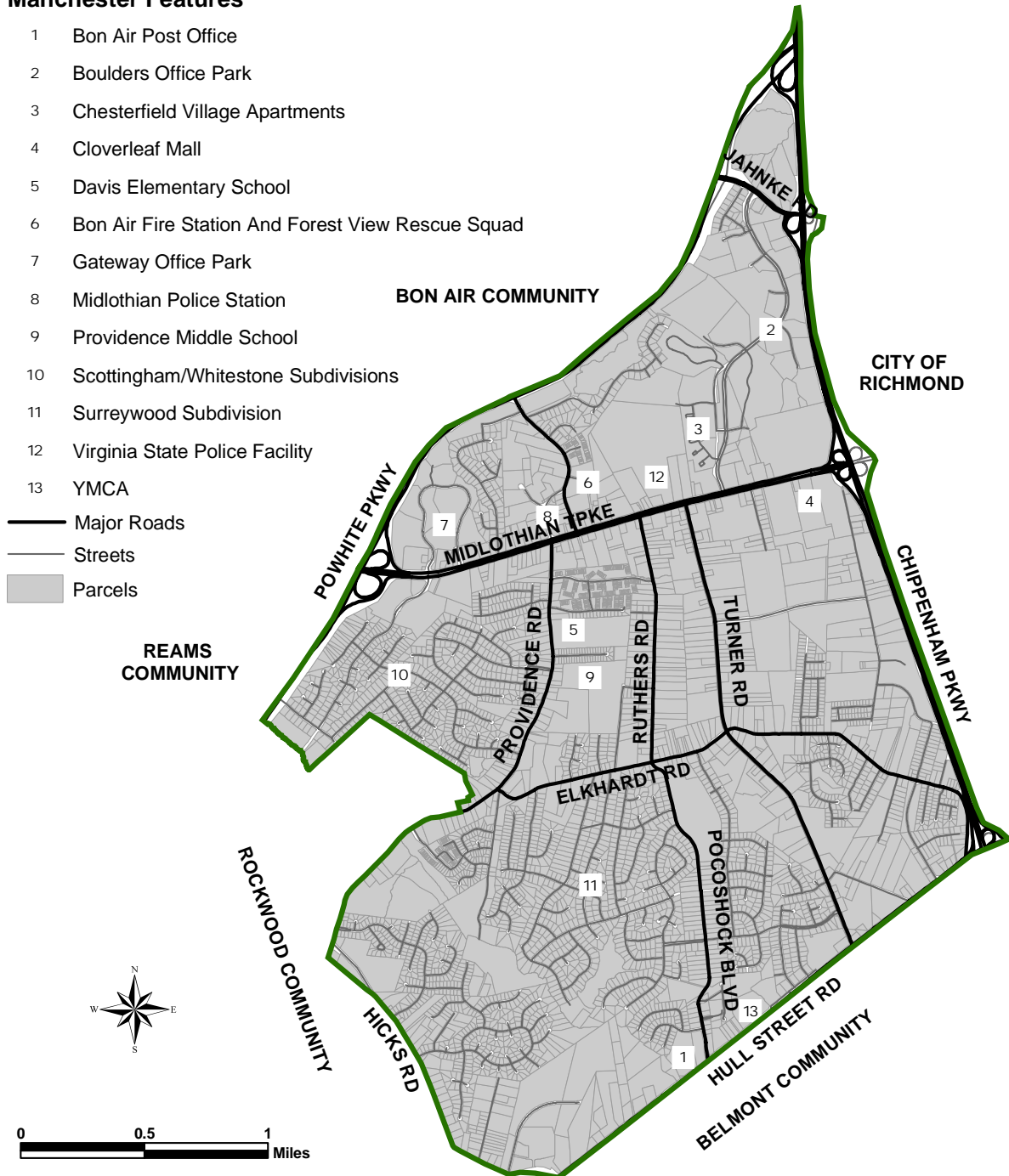


Manchester

Manchester Features

- 1 Bon Air Post Office
- 2 Boulders Office Park
- 3 Chesterfield Village Apartments
- 4 Cloverleaf Mall
- 5 Davis Elementary School
- 6 Bon Air Fire Station And Forest View Rescue Squad
- 7 Gateway Office Park
- 8 Midlothian Police Station
- 9 Providence Middle School
- 10 Scottingham/Whitestone Subdivisions
- 11 Surreywood Subdivision
- 12 Virginia State Police Facility
- 13 YMCA

- Major Roads
- Streets
- Parcels



Population

Manchester has experienced very little growth in recent years. From January 1, 2000, Manchester has only grown by 0.3 percent annually, one of the slowest growing communities in the county. Growth is expected to slow even greater through 2014 with an expected annual rate of only 0.1 percent.

Age

The average single-family home in Manchester is 29 years old. The average age of a single-family home in Chesterfield County is 23 years.

Transience

Manchester has an owner occupancy rate of 80.8 percent, lower than the county average of 83.6 percent. Turnover for single-family homes in Manchester rose in 2007; it increased from a rate of 6.61 percent to 6.92 percent. The county average for turnover in 2007 was 6.29 percent.



Size

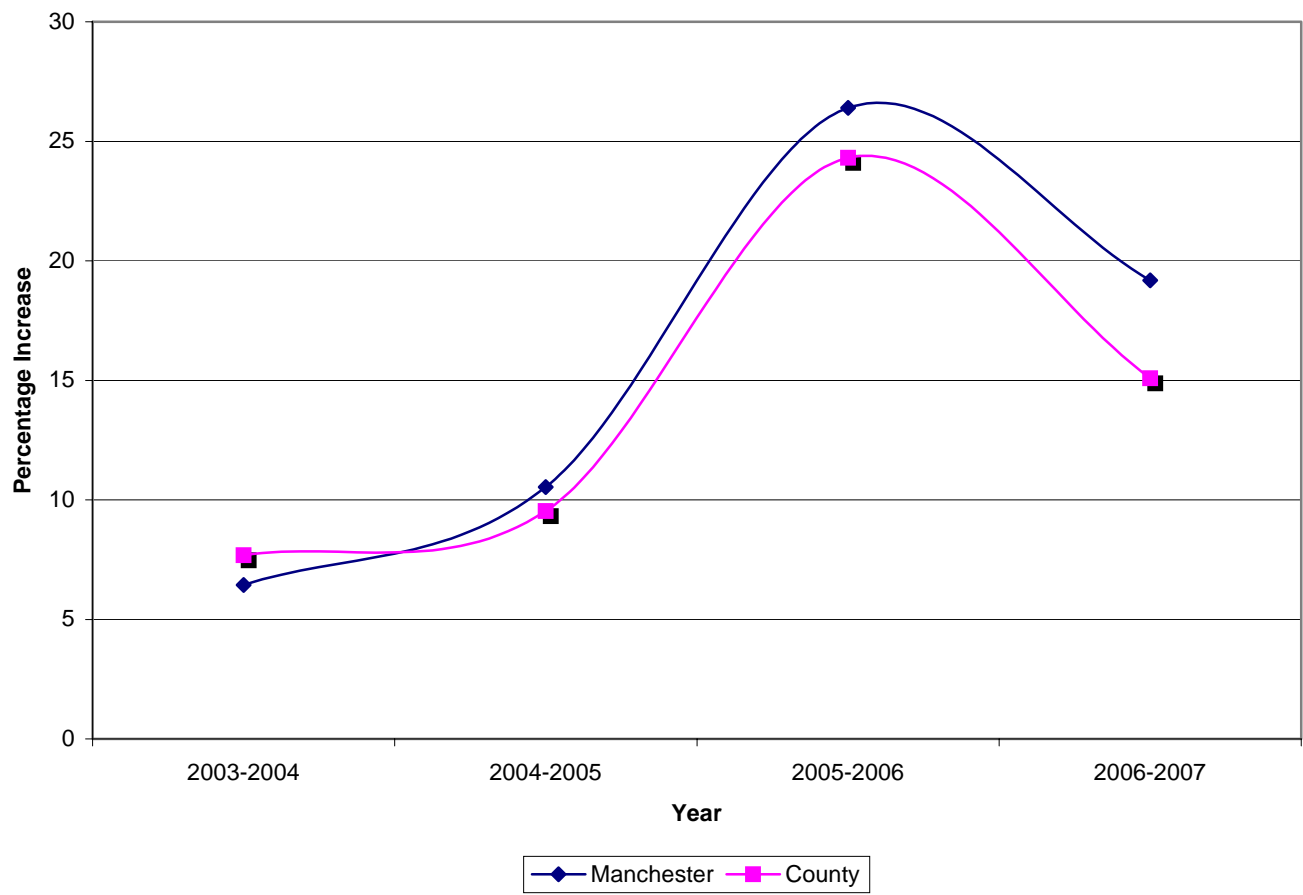
The average single-family home in Manchester is 1,624 square feet. The average single-family home in Chesterfield County is 1,890 square feet.

New Homes

Manchester had 4 new homes built in 2007; only 3 new homes were built in 2006. The countywide average for Chesterfield was 54 new homes per community.



Manchester Assessment Trends: 2003 - 2007



Maintenance and Reinvestment

Building permit applications indicate any renovations or additions made within a community. In Manchester, the median cost for a project submitted to the Building Inspections Department was \$10,000, amongst the highest in the county. The county average is \$6,532.

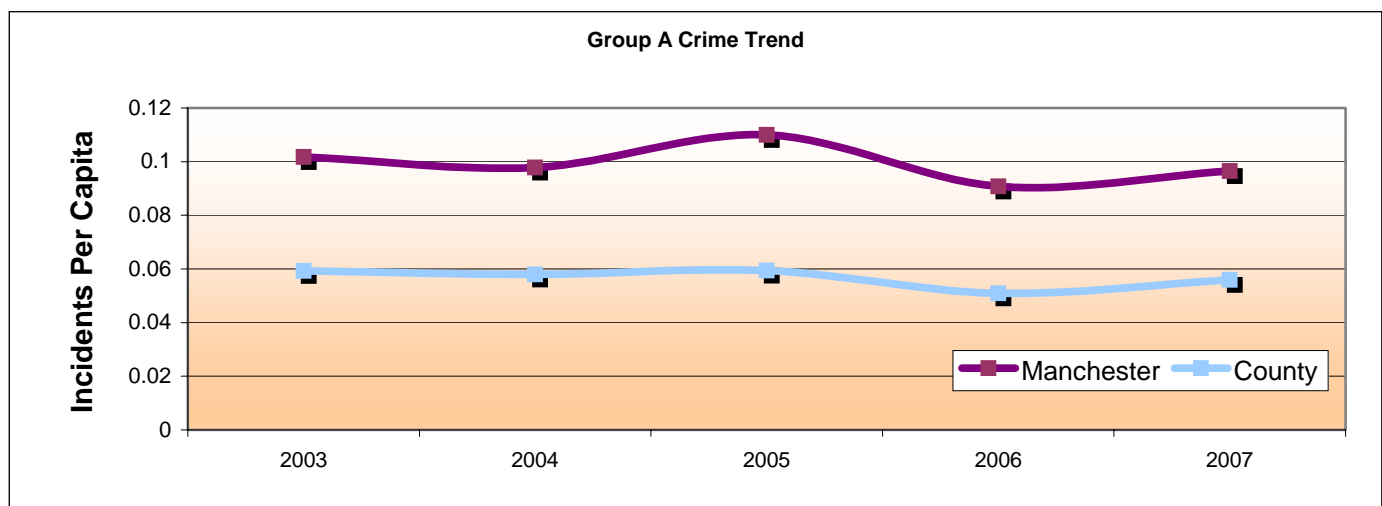
Public Safety

Police, Fire and EMS call rates are well above the county average. Manchester had the most traffic crashes per community in Chesterfield. Group A Crimes in Manchester occur at a higher rate per capita than the county average. Residential and commercial crimes take place at an almost equal level in this community.

Voter Registration

There are 6,498 registered voters in Manchester or 0.54 voters per capita. The countywide average is 0.52 registered voters per capita.

Indicator (per capita)	Manchester	Countywide
Police Calls for Service	0.74	0.43
Fire Calls for Service	0.042	0.026
EMS Calls for Service	0.125	0.077
Traffic Crashes	0.04	0.02



GROUP A CRIME INCIDENTS			
Manchester Community			Countywide
Incidents Per Capita	% In Residential Areas	% In Commercial Areas	Incidents Per Capita
0.10	52%	48%	0.06

